



TOWN RENTALS



01323 417700



4 Bedroom



2 Reception



2 Bathroom

£2,800 PCM



21 Rowsley Road, Eastbourne BN20 7XS

Town Rentals are delighted to offer this rare 4 bedroom detached residence offering a bespoke kitchen/breakfast room, spacious living room, separate dining area, beautifully manicured rear garden, cloakroom, family bathroom, en-suite shower room, double garage, driveway, gas central heating and double glazing. This property is enviably situated in Meads within walking distance of Meads village with local amenities, cafes, restaurants, pubs and bus routes. Eastbourne's seafront and Beachy Head are a short walk away.



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Main Features

- 4 Bedroom Detached House
- Bespoke Kitchen/Breakfast Room
- Spacious Living Room & Separate Dining Area
- Cloakroom, Family Bathroom & En-Suite Shower Room
- Rear Garden, Driveway & Double Garage
- HOLDING DEPOSIT: £646
- AFFORDABILITY CRITERIA: £84,000 PER ANNUM
- COUNCIL TAX BAND: F
- ASSURED PERIODIC TENANCY
- EPC: D

Vestibule
With entrance mat and door to -

Reception Hallway
With fitted carpet, radiator, wall lights, double storage cupboard, window to side aspect and doors to -

Cloakroom
With tiled flooring, tiled walls, low level WC, basin with mixer tap, radiator and frosted window to front aspect.

Kitchen/Breakfast Room
18'6" x 10'7" (5.66 x 3.24)
With tiled flooring, part tiled walls, a bespoke range of wall and base units, one and a half bowl sink with integrated composte, inset granite worktop drainer, five ring gas hob, concealed cooker hood, eye level microwave oven, eye level oven, integrated dishwasher, integrated washer/dryer, American style fridge/freezer, butler sink with mixer tap, larder cupboard, radiator, ceiling spotlights, window to side and rear aspect, door leading to garden and door to -

Dining Room
12'9" x 11'0" (3.90 x 3.36)
With fitted carpet, radiator, window to rear aspect and double doors leading to garden.

Living Room
19'10" x 14'9" (6.05 x 4.51)
With fitted carpet, gas fire with surround, wall lights, radiator and window to front aspect with sea and downland views.

Stairs
From ground floor hallway leading to first floor, with fitted carpet, radiator, airing cupboard, loft access (not inspected) and window to front aspect.

Bedroom 1
15'0" x 11'9" (4.58 x 3.59)
With fitted carpet, built-in wardrobes, drawers and dressing table, radiator, window to front aspect with sea and downland views and door to -

En-Suite Shower Room
With tiled flooring, tiled walls, double basin vanity unit with mixer taps, low level WC, walk in shower cubicle, radiator and frosted window to side aspect.

Bedroom 2
13'3" x 11'6" (4.04 x 3.52)
With wood laminate flooring, built-in wardrobe, built-in corner desk/dressing table unit, radiator and window to front aspect with sea and downland views.

Bedroom 3
14'5" x 9'9" (4.41 x 2.99)
With wood laminate flooring, built-in wardrobe, radiator and window to side and rear aspect.

Bedroom 4
10'5" 16'4"x 9'1" (3.2 5x 2.78)
With wood laminate flooring, built-in wardrobe, built-in chest of drawers, radiator and window to rear aspect.

Bathroom
With tiled flooring, tiled walls, low level WC, basin set in vanity unit with mixer tap, wall mounted units above, P-shaped bath with wall mounted shower over, chrome heated towel rail and frosted window to rear aspect.

Garden
The front garden is laid to lawn. The rear garden is laid to patio and lawn with attractive raised boarders and side gate access.

Parking
A double driveway providing off street parking for at least two vehicles. An electric up and over double garage (5.56m x 4.65m) with electric lighting and power supply.

Other Information
Whilst we make every effort to ensure these details are accurate, we are unable to check telephone and TV connection points, inspect loft access or check the working condition of appliances. To a large extent we do rely on the information provided by the landlord. Contractual obligations may require the rent, holding deposit and tenancy deposit to differ in price than what is outlined above

